## SUBDIVISION REVIEW SHEET

CASE NO.: C8-2010-0051.4A

ZAP DATE: November 6, 2012

**SUBDIVISION NAME:** Springs of Walnut Creek; The Phase IV

**AREA**: 9.17

**LOT(S)**: 46

OWNER/APPLICANT: Yager Development, L.L.C. (Richard Kunz)

**AGENT:** Pape-Dawson Eng.

(Shelly Mitchell)

ADDRESS OF SUBDIVISION: 12009-1/2 N 1H35 Service Rd. NB

**GRIDS:** M32, M33, N32

**COUNTY:** Travis

WATERSHED: Walnut Creek

JURISDICTION: Full-Purpose

**EXISTING ZONING:** N/A

MUD: N/A

**NEIGHBORHOOD PLAN:** N/A

**PROPOSED LAND USE:** Condominium Residences

ADMINISTRATIVE WAIVERS:

**VARIANCES:** None

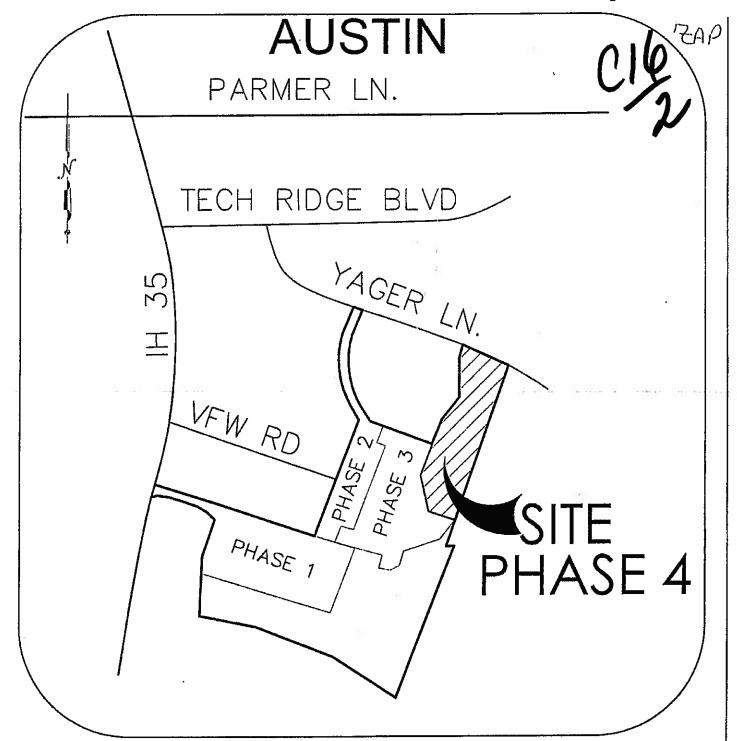
**SIDEWALKS**: Sidewalks will be provided on both sides of all internal streets and the subdivision side of boundary streets.

**DEPARTMENT COMMENTS:** The request is for approval of the Springs of Walnut Creek; The Phase IV. The proposed plat is composed of 46 lots on 9.17 acres.

**STAFF RECOMMENDATION:** The staff recommends disapproval of the plat. This plat does not meet all applicable State and City of Austin LDC requirements.

PLANNING COMMISSION AZONING AND PLATFING ACTION:

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VICINITY MAP

NOT TO SCALE

The Springs of Walnut Creek
Phase 4